

City of Fitchburg Conservation Commission

MEETING MINUTES TUESDAY, JANUARY 30, 2007

COMMISSIONERS IN ATTENDANCE: Tom Starr, Chairman, Phil Chalifoux, Mike Donnelly, Harry Karis, John Koutonen

STAFF IN ATTENDANCE: Tim Smith, Mike O'Hara

CALL TO ORDER: Mr. Starr called the meeting to order at 6:00 p.m. in the Veteran's Room, First Floor, City Hall.

MINUTES

Minutes of 12-26-06 meeting approved.

PUBLIC HEARINGS

Notice of Intent - 80 Erdman Way LLC, parking lot expansion (*cont'd from 12-26-06*)

Chris Deloge had requested postponement to next month.
Hearing continued to Feb. 20

Notice of Intent - Matson Homes, Inc., "Parker Hill Estates" subdivision, off Brierwood Drive & Colony Rd. (*postponed from 12-26-06*)

Atty. Watts, Ken Matson & Wes Flis present. Continued discussion on plan. Concept plan has been run by Planning Board. Still 41 lots. Pavement width is issue w/ Fire Dept. who wants either 28-foot feet wide or off-street parking area (community parking) provided.

Wes discussed plan (on 1 sheet with grading dated 1-30-07). Three house location in the area of wetland crossing would have buffer to wetland of 25-30 feet, rest of lots have greater buffer 75+/-.

Wetland impact: 2,600 sq. ft. filling, 1,000 +/- sq. ft. temporary alteration. Replication: ____ sq. ft.

The wetland crossing is for driveway, not road.

ConCom: house locations & lot grading need to be shown for all lots, even those outside of wetland buffer.

Wes: will get written comments from Fire Dept. re: street width. Other subdivisions have width waived to 24 feet. (Mt. Elam Peak).

ConCom agreed to send recommendation for narrower street width to Plng. Bd., results in less runoff, etc. Also since all paved driveways are 22-foot wide paved, will have room for more than 2 off street pkg. spaces.

Consensus: plan has improved due to the larger buffer zone.

John K: suggested bottomless culvert instead of culvert as shown on plan.

What will culvert be connecting? Tim: DEP policy requires bottomless culvert for fish passage.
Wes: no fish passage there, no signs of wildlife?
Mike D: crossing is for a driveway, not road, otherwise he would support bottomless culvert idea.

Wes seeking to have Tim review latest grading plans. He'll send set to Tim & planning office.
No public comment. Agreed to continue hearing to Feb. meeting.

Notice of Intent - Seney, Ashby State Road, two driveways (cont'd from 12-26-06)

Chris McKenzie, Whitman & Bingham & Steve Seney present.

Chris: presented revised plans for two driveways on adjacent lots. Has two options, A & B. One has larger settling basins, but would require more clearing & tree removal.

They did percs in area of settling basins -- 2 mins./in. & 14 mins./in.

Septic designs not yet approved by BOH.

Concern raised about water sheeting out onto Rt. 31 & icing.
Chris submitted "proposed order of construction".
Tim suggested rough in settling basins first, then excavate driveway entrance.
Replace haybales at end of every workday.
Install construction entrance.

Seney planning to start driveways in the spring.
Hearing continued to Feb 27. Tim to decide whether option A or B is better.

Q: about tree removal on adjacent lots -- ConCom: cutting outside of 100 foot buffer is OK.

Notice of Intent - Bovenzi, Inc., South St. & Wanoosnoc Rd., filling (cont'd from 12-26-06)

Todd Lobo, Hannigan Engineering explained new sheet 4 on the plan. Shows clean up & restoration of area of fill next to wetland. Periodic report by wetlands consultant (Chuck Caron) to be submitted to ConCom. Is explained on notes on the plan.

John K: what are ramifications of filling of 25,000 sq. ft. "non-jurisdictional" wetland?

Todd: they don't have plans yet for development of the wetland site, but they'll have to submit plan and account for runoff before filling it in. The stormwater structures will probably be in wetland buffer.
With the current application, they're only asking to create a wetland.

Tim: what if approval of replication plan subject to approval of development plan

Motion made & seconded to approve, subject to condition: Water will not be diverted from site to Wanoosnoc or South Street.

Vote 5-0 to approve.

Notice of Intent - Edgewater Construction, Farmer Ave., Lot 3, new dwelling

Ken Kalinowski, Marsden Engineering plans for single-family near end of Farmer Ave.
House & grading is 25+ feet into buffer zone. Will have less impact on wetland to than adjacent dwelling
most of lot to rear is down slope & not developed.
Motion made & seconded to approve.
Vote 5-0 to approve.

Fisher Ave

Larry Greene, Thompson-Liston Assocs. & Hunter Gelinis concept plan for dwelling, on a new 7 ac. lot.
Proposing to use existing culvert under cart road & add to its capacity as fail safe. They will file a NOI.

OTHER ITEMS

Woodland Estates mobile home park expansion, Rindge Rd. review special conditions

Joanne Hamberg present. ConCom discussed special conditions. Concom wants list of work to be completed in first phase of project, cost est. for erosion control bond. Signed Order of Conditions, will release upon receipt of those items.

Several O/Cs and Certs. of Compliance signed.

Commission welcomed Kevin Sanders, 94 Bishop Rd. Has submitted resume & letter and interested in being on Commission. Background in engineering - Bohler Engineering. will submit letter of interest to Mayor's Office.

Brief discussion on spill into Greene's Pond last week.

Discussion possible waterline from JCJ development through City Forest.

Brief discussion Benj. Blds. Tom recapped problems w/ site. Commission is OK with using wetlands acct. to hire geotechnical engineer to evaluate steep slope.

Motion made & seconded to adjourn. Vote unanimous.

Meeting adjourned: 9:00 p.m.

Next meeting: Feb 27, 2007

Approved: 2-27-07